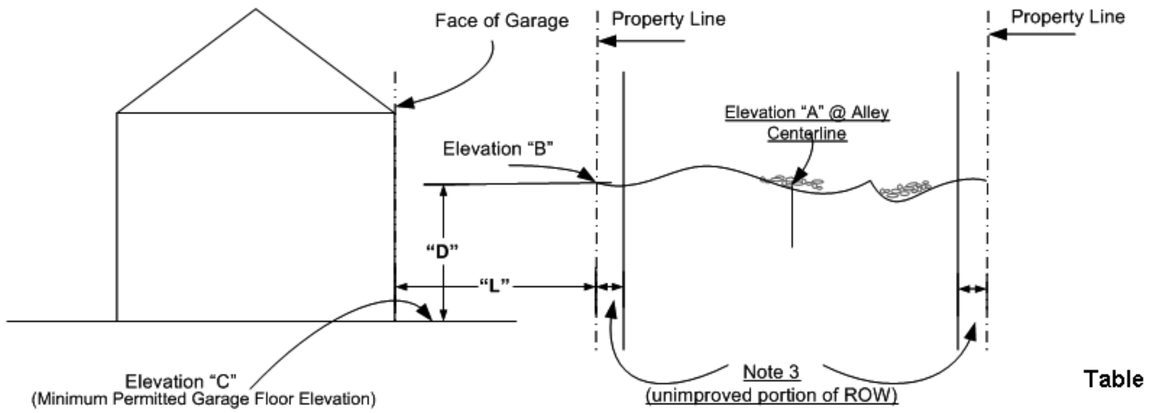
CASE DACB: PROJECT/BUILDING IS BELOW DIRT ALLEY (COMMON USAGE) ELEVATION



NOTES:

1) This standard drawing is applicable to projects THAT SATISFY the minimum right of way requirements, see Seattle Street Improvement Manual Requirements Section Tables 9. Applicant/designer shall check to ensure minimum right of way is available for the project's land use zone category prior to using this guideline.

2) For L≤5'-6", a building grade sheet shall be obtained from Department of Planning and Development.

3) Unimproved portion typically 4-6 inches.

Table 2: Back Alley Right of Way Widths

Back Alley Right Of way Width (feet)	Dimension "Y" (feet)	Dimension "Y" (inches)
Less than 14'	0.33'	4"
14'	0.33'	4"
16'	0.37'	4 ½"
18'	0.42'	5"
20'	0.47'	5 5/8"

Table 3: Driveway Slope Table

Driveway Length on Site "L" (feet)	Maximum Driveway Drop "D" (feet)	Maximum Driveway Drop "D" (inches)
6'	0.60'	7¼"
7'	0.70'	8½"
8'	0.80'	9½"
9'	0.90'	10¾"
10'	1.0'	12"
11'	1.11'	13¼"
12'	1.23'	14¾"
13'	1.34'	16½"
14'	1.46'	17½"
15'	1.58'	19"
16'	1.71'	20½"
17'	1.84'	22"
18'	1.97'	23½"
19'	2.08'	25"
20'	2.28'	27½"
21'	2.48'	29¾"
22'	2.68'	32¼"
23'	2.88'	34½"
24'	3.08'	37"
25'	3.28'	39½"
26'	3.48'	42"

Step 1: Project centerline elevation of the existing alley to intersect with the center of garage door: Elevation "A" is: → A=

Step 2: Add Y (from Table 2) to elevation "A" and calculate elevation at "B" B = A + Y : Elevation "B" is: → B=

Step 3: Determine distance between garage face and property line Dimension "L", round up to nearest foot → L=

Step 4: Based on the value of "L", use Table 3 and find the corresponding "D", this is maximum "D" (the designer may choose a drop less than the "D" Value shown in Table 3) → D=

Step 5: Given "L" and "D", calculate" "C", minimum permitted garage floor elevation: C= B - D → C=

DPD/SDOT Drawing # DACB-3000		
Dirt Alley	12/12/2003	Rev 0